

Greenbelt News Review

AN INDEPENDENT NEWSPAPER

Volume 34, Number 45

Greenbelt, Maryland

Thursday, September 30, 1971

Greenbriar Sewer Plans Run into Another Snag

Efforts by the developers of Greenbriar to secure a sewage hook-up during the current State moratorium for the proposed 1,193-unit apartment project on the Smith-Ewing tract east of the Baltimore-Washington Parkway have bogged down. According to county officials, the pre-moratorium sewer rights that Alan Kay and associates were seeking to transfer to the Greenbriar tract also had conditions attached which would not permit sewer connections until the moratorium is lifted.

Kay had requested transfer of pre-moratorium sewer rights held on 20 acres of apartment zoned R-18 land in the Northhampton area under the impression that there was full authorization for sewage. However, Kay later learned that this was not the case.

Thus, the assurance that the transfer would have provided immediate sewage hook-up for 400 units, which Kay says must be constructed in 1972 to meet mortgage requirements, has evaporated. The developers had contracted to purchase the Northampton tract in July. Kay said, "We still plan to build there."

According to Edward Chen, Chief Planner for Prince Georges County, the developer has indicated a desire to purchase another tract of land in the same basin, which presumably has full sewage authorization. Chen, whose office has the Greenbriar matter under study, said that county officials feel there is a need to establish a clear policy on sewage transfers to prevent "trafficking" in authorization rights.

Sewage Plan Adopted

In a related matter, the Prince Georges County Council adopted the county's Ten-Year Water and Sewage Plan for 1972-81 on Wednesday, September 22. The plan is now awaiting county executive William W. Gullett's signature, after which it will be forwarded to the Department of Health for its approval.

Contained in the report are the following actions taken on tracts of land within Greenbelt:

(1) Parcels 1 and 2 (land between Greenbelt Homes, Inc. and Baltimore-Washington Parkway) was placed in System Area 5 (no water or sewage facilities approved or proposed for the next ten years).

(2) Smith-Ewing tract (east of Baltimore-Washington Parkway) was designated in System Area 3 (sewer system to be given immediate priority to be provided within the next two years).

(3) Proposed sewer project amendments to serve the Glen Ora and Greenbriar apartment complexes were approved, with the entire cost of these amendments to be borne by the applicants. The latter involves changes that would transfer sewage from the Anacostia basin to the Western Branch basin, which is expected to have State moratorium restrictions lifted first.

Paper Pick-up Next Friday

Friday morning, October 8, is the time to have your bundled newspapers and magazines ready by 8:30 a.m. for pick-up at the following locations:

University Square and Springhill Lake - Next to any yellow curb

Greenbelt Homes, Inc. - At the entranceway to the court

Lakeside North - at the Ridge Rd. entrance

Charlestowne North - in the central storage area

Charlestowne Village - Along Lakecrest Drive

Single Family Homes - Next to the curb by your driveway.



Greenbelt's newly elected City Council is sworn in at its organizational meeting. Left to right: Gil Weidenfeld, Charles Schwan, mayor pro tem, Rhea Cohen, Elizabeth Maffay and Mayor Richard Pilski.

WHAT GOES ON

Thursday, Sept. 30 - 7:45 p.m.
GHI Board meets, Hamilton Place

Monday, October 4 - 8 p.m. City Council Meets, Municipal Bldg.

Tuesday, October 5 - 7:30 p.m.
North End PTA meets, "Back-To-School"
7:30 p.m. Center School PTA meets

Wednesday, Oct. 6 - 8 p.m. National Organization For Women (NOW), Co-op Hospitality Room
8 p.m. Boxwood Civic Assn., North End School

Friday, Oct. 8 - 8:30 a.m. City wide paper pickup.

Saturday, Oct. 9 - 1-5 p.m. Open House, Greenbelt Fire House

"The Future" at Library

The Greenbelt Branch of Prince Georges County Memorial Library is sponsoring a free series on the "Future."

The first of this three-part program will be the beginning of the "First Tuesday" book discussion series on Tuesday, October 5, 7:30 p.m., in the Conference Room. The book to be discussed is "Future Shock" by Alvin Toffler. It is suggested that you call the branch, 345-5800, to indicate your intention to participate.

"Manned Space Flight" concludes the series. It will include the film "Apollo 15," slides and a discussion with William W. Watson, Briefing and Protocol Officer, NASA.

Recreation Review

Pre-Teen Club

Starting Friday, October 1, the Pre-Teen Club will meet the first and third Fridays 7 - 9:00 p.m. at the Ridge Road Center. This program is for 5th and 6th graders.

"Monterey Pop" at Library

Jimi Hendrix and Janis Joplin live again at the Greenbelt Library on October 4 at 7:30 p.m. when the Young Adult Department presents Monterey Pop, an exciting film view of the Monterey Pop Festival. See and hear music by the Jefferson Airplane, Canned Heat, Ravi Shankar, Simon & Garfunkel, Otis Redding and The Who. If you missed this film when it was first released, here's your chance to see it - free.

Greenbriar Developers Withdraw School Swap

The developers of the proposed Greenbriar apartment project east of the Baltimore-Washington Parkway have indicated that they are no longer seeking relocation of the elementary school. In July Greenbriar Associates (Alan I. Jerome D., and Stanley G. Kay) had requested that the original 10-acre school site separating the northern and southern sections of the 1193-unit Greenbriar project immediately adjacent to the NASA boundary line be exchanged for the corner portion of the Greenbriar tract fronting on Greenbelt Road.

This exchange would have permitted the development of the luxury-type Greenbriar apartment complex as a contiguous and unbroken project. The Prince Georges County Board of Education, at a hearing on July 29, however, tabled the request, stating that it first wanted to get the views of the City of Greenbelt and the Maryland National Capital Park and Planning Commission. Its staff had expressed objections to the land swap on the general grounds that it opposed location of elementary schools on busy thoroughfares.

The city council in turn decided to postpone action on the request until a new council was elected. Recently a letter from MNCPPC to the school board indicated that there would be no objection to the exchange from a traffic circulation-safety standpoint provided the entrance to the school would be no less than 50-100 feet from Greenbelt Road.

Alan Kay told the News Review that the architectural plans are now being revised to show the elementary school in its original location.

Center School PTA

Center School PTA will hold its first meeting of the year on Tuesday, October 5, and will feature Open House in the classrooms. Refreshments will be served starting at 7:30 p.m., with the business meeting scheduled at 8 p.m. Parents who have not yet joined the PTA may do so at the meeting.

Richard Pilski Elected Mayor, Charles Schwan Mayor Pro Tem

Richard R. Pilski, serving his fourth term as councilman and the top vote getter at the September 21 municipal election, was unanimously elected mayor at last Monday's organizational meeting. Pilski's name was placed into nomination by newly-elected councilman Charles Schwan before a packed house of about 70 people.

Pilski has been serving as mayor since July when Edgar L. Smith resigned. Pilski was first elected to council in a 1965 run-off election which he won by one vote. In his acceptance speech, Pilski made reference to this when he said, "It has been a long, hard climb to the victory this year."

Noting the lack of major issues in the election campaign, Pilski foresaw a united council that would "continue to fight high-density zoning and strive for the completion of approved capital improvements programs."

He also listed as goals for the next two years (1) renovation of the Center Mall; (2) review of election procedures; (3) solution of traffic problems along Greenbelt Road; and (4) expansion of such services as new playgrounds and beautification of park areas.

Mayor Pro Tem

In a surprise move, Elizabeth Maffay, who received the second highest vote, declined election as Mayor Pro Tem after being nominated by newly elected councilman Gil Weidenfeld. She nominated instead Charles Schwan, who finished third in the September 21 balloting. He was elected unanimously. Schwan said he would follow the admonition of Mark Twain "to always do right. In that way, one gratifies some and astonishes the rest."

In brief speeches, the other council members expressed appreciation for the votes of confidence received and made appeals to the electorate to participate actively in civic matters, attend meetings, and make their views known to council.

Amidst the flashing of camera bulbs, the oath of office as mayor was administered to Pilski by Circuit Court Clerk W. Waverly Webb. Mrs. Maffay served as temporary chairman during the election of the mayor.

In order of seating on the council, from left to right, is Mrs. Maffay, Schwan, Pilski, Weidenfeld, and Rhea Cohen.

The first business meeting of council will take place Monday, October 4.

Fire Dept. To Hold Open House Oct. 9

The Greenbelt Volunteer Fire Department will have its annual Fire Prevention Week Open House at the Fire Station on Crescent Road, Saturday, October 9, from 1 p.m. until 5 p.m. The apparatus and equipment will be on display and there will be demonstrations of fire fighting and rescue equipment. There will be fire engine rides and refreshments.

North End PTA

North End School will hold its annual "Back to School Night" on Tues., Oct. 5 at 7:30 p.m., following a short P.T.A. business meeting.

"Back to School Night" offers a unique opportunity for parents to understand their child's curriculum. Everyone is urged to attend.

- a Council Representation to Council of Governments and Committees
- b Appointments to Park and Recreation Advisory Board
- c Appointments to Advisory Planning Board
- 21 Price for Sale of City Charter and City Code Reprints
- 22 DC Water Pollution Control Plant Expansion - COG No. 72-M-W/S-9
- 23 Draft Legislation - Amendment to the Zoning Map of Prince Georges County
- V. MISCELLANEOUS

AGENDA

Regular Meeting of City Council

Monday, October 4, 1971
8:00 P.M.

- I. ORGANIZATION
 - 1 Call to Order
 - 2 Roll Call
 - 3 Lord's Prayer
 - Pledge of Allegiance to the Flag
 - 4 Minutes of Regular Meeting of September 13 1971
 - Minutes of Special Meeting of September 27, 1971
 - 5 Additions to Agenda by Councilmen and Manager
- II. COMMUNICATIONS
 - 6 Petitions and Requests
 - a. Prince George's County Drug Prevention Program
 - b. Jaycees' Plan of Action
 - c. Youth for Better Living Festival - October 1971
 - 7 Administrative Reports
 - 8 Committee Reports
- III. OLD BUSINESS
 - 9 An Ordinance to Amend Ordinance 684 to Provide for Appropriations for Crescent Road from Southway to Kenilworth Avenue - Second Reading
 - 10 Smith-Ewing Tract Elementary School Site
 - 11 Sidewalks
 - 12 Requests for Reserved Parking Spaces
 - 13 Park and Recreation Advisory Board Report #16-71 - Group Picnic Ordinance
 - 14 Park and Recreation Advisory Board Recommendations
- IV. NEW BUSINESS
 - 15 An Ordinance to Amend Ordinance No. 688 to Establish Special Refuse Collection Fees for the Elderly - First Reading
 - 16 Resolution - Designating Acting City Manager and Authorizing Signing of Checks
 - 17 Parks Master Plan
 - 18 Twenty-Year Highway Needs Study
 - 19 1970-1971 Audit
 - 20 Appointments

GREENBELT NEWS REVIEW

AN INDEPENDENT NEWSPAPER

Editor: Mary Granofsky, 474-6314

Associate Editor: Virginia Beauchamp, 474-7183

STAFF

Alexander Barnes, Sandra Barnes, Miriam Cornelius, May Downey, Margaret Gianfagna, Judy Goldstein, Bess Halperin, Bernice Kastner, Sid Kastner, Martha Kaufman, Barbara Lane, Barbara Likowski, Roberta McNamara, Pauline Pritzker, Al Skolnik, Elaine Skolnik, Mary Louise Williamson.

Business Manager: Adele Mund, Circulation Manager: Sumi Whitehead, 474-1231, SHL Circulation: Barbara Clawson, 474-4541.

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MAIL SUBSCRIPTIONS: \$6.50 per year. Advertising and news articles may be mailed (Box 68, Greenbelt); deposited in our box at the Twin Pines Office; or delivered to the editorial office in the basement of 15 Parkway (474-4131), open after 8 p.m. Tuesday. Deadline is 10 p.m. on Tuesday

Volume 34, Number 45

Thursday, September 30, 1971

Open Letter to GHI Board

To the Editor:

Many of us face the year 1977 and the paying off of the GNMA mortgage with a hazy picture of this corporation's assets and liabilities, the financial allocations and practices, which will determine whether in six years we will, indeed, being paying just maintenance and taxes as I and others, I know, were told, when we purchased our homes five and six years ago.

I wholeheartedly support the idea of a comprehensive management audit because we need the fresh approach of "outside" CPA's and industrial engineers to evaluate maintenance procedures and performance and related expenditures. Our present auditors against all rules of good financial practice have been hired year after year. If there had been a change every three to five years, we might now have an annual report and balance sheet that explained our finances and the interrelationships between the frame, brick, free-standing and town houses in a clear and concise fashion.

Comprehensive management audit is an idea whose time has come. It has come from concerned membership for the benefit of the Housing Cooperative.

Eunice Coxon

Opposes Surveys

To the Editor:

It is my opinion that money should not be spent for an outside Audit and Building Survey.

Our present GHI Auditors and Inspectors are capable of doing a fine job. We can even afford to pay them overtime wages if they need more time to make a complete Audit and Survey. I am not in favor of an outside Audit and Survey. It would be a waste of money.

Personal likes and dislikes are no reasons to cost homeowners each a large sum of money. I am one homeowner who can use that money to much better advantage to improve my own home.

James J. Bush

Thanks

To the Editor:

I wish to congratulate our new mayor and council. I also wish to thank most sincerely all who supported me in my campaign in any way. Thanks very much, it was an experience we will long remember.

Eileen M. Turner

Thanks from Rhea Cohen:

To all those who voted for me, and to all who gave their support, time, talents and financial aid to my campaign — my sincerest thanks.

In the next two years, I will try to serve Greenbelt well and to merit your trust and confidence.

NOTICE

Voter Registration Books are now open and any Greenbelt resident possessing the qualifications of Section 15 of the Charter except that he is not registered, may be registered at any time during business hours Monday thru Friday at the City Offices, 25 Crescent Road.

Gudrun H. Mills, City Clerk

Commendation

To the Editor:

Now that the City's water pollution ordinance has been passed, this is a good time to commend the two dozen Greenbelters of the Parks and Recreation Subcommittee on Pollution Ordinances, who lent their expertise and valuable time to study it and to recommend amendments. Not only this ordinance, but also the open burning ban and the anti-litter law were amended by Council substantially as the PRAB committee had suggested.

I was privileged to work with the subcommittee, which brings together citizens of various backgrounds, including pollution law enforcement officers, attorneys, scientists, planners and experts in relevant fields. Already having done a fine service for Greenbelt, the group is now taking up tree and greenspace protection.

I hope they continue to direct us toward a more healthful environment, and I also hope they draw more interested people into their committee. Greenbelt needs the help of such dedicated citizens.

Rhea Cohen

Kenneth Powell Ordination

Kenneth D. Powell, 49-F Ridge Rd., will be ordained into the Christian ministry by the United Church of Christ in the coming weeks. On Sunday, October 3, at 3 p.m., an examination council will meet at the Greenbelt Community Church. At that time Powell will present an ordination paper and will be publicly examined by ministers and delegates of the Potomac Association of the United Church of Christ. On Sunday, October 24, at 6 p.m. a service of ordination will be held at the Greenbelt Community Church. A reception will follow. Members and friends are invited to both events.

Powell, 26, the son of Mrs. Ruth Powell, is a member of the Greenbelt Community Church. He received a B.A. from the University of Maryland in 1967 and a Master of Divinity degree from Yale Divinity School in 1971. This past summer he received training in pastoral counseling in Winnebago State Hospital, Winnebago, Wis. He is currently being considered by a Frederick, Md. church in regard to the position of associate minister.

The guest preacher at the October 24 service will be the Rev. Dr. John Butosi, pastor, Hungarian Reformed Church, Norwalk, Connecticut.

Wet Basements Still Plague Townhouses, GHI Bd. Hears

by Alexander Barnes

In their continuation of the Sept. 16 meeting (Sept. 23) the Greenbelt Homes, Inc. board discussed the townhouses and enforcement of regulations and heard a brief report from the treasurer, Darwin Beck.

The townhouse discussion was sparked by a letter from four residents in the group which stated that their wet basements had not been fixed, nor had there been much improvement since they moved in. Citing the history of attempts made by management to solve the problem, and the resulting lack of success, they suggested that outside consultants be brought in. GHI Manager Roy Breashears reported that the engineering firm of Greenhorne & O'Mara had been retained to review the total situation and to come up with recommendations.

In spite of the comments of the townhouseers that no improvement had been made, director Norman Weyel, chairman of the Larger Homes Committee, said that while as many basements are wet now as were when the members moved in, the problem was now one of damp walls and floors. The corporation had eliminated the cases of water inches deep in the basements, he said.

The problem of financing these finishing costs was not resolved, but it seemed to be generally agreed that these charges should be kept separate from the regular maintenance charges. Director Dave Lange noted that this separation would be required in order to protect the members in the free-standing homes from effectively being charged for part of the cost of building the townhouses. This would be in violation of the directive of the membership that all cost for building these homes be borne by the purchasers.

A possible suit against the builder was also mentioned. Examples of failure to comply with the building specifications of the contract are being uncovered. For the purposes of such a suit, itemized costs of correcting such defects would be most important. Breashears, not at all desirous of entering into another such project, said that if the corporation ever did, it would be well worth the cost of having a person who would be at the site full-time to observe the progress.

Enforcement of Regulations

Switching to a discussion of the enforcement of regulations, Chairman Nat Shinderman stated that he brought up the item because he felt that the board had established an unfair policy of enforcement.

"I don't think we are fair to the membership when we enforce regulations selectively. We do this when we enforce regulations only when we receive complaints. If we have got regulations then we should enforce them. Or if we aren't going to enforce them we should tell that to the membership and take those regulations off the books."

Director Donald Volk pointed out that the hedge regulations directed themselves very much to aesthetic

considerations. He was joined by Beck, who noted that "you can't enforce aesthetics." The manager took the opportunity to point out to the board that for every problem which he brought to them for an exception or for enforcement, "dozens and dozens" were solved within the existing rules.

Director Tom White moved that the corporation use its existing resources, resale inspection, management inspection, and member notice for the enforcement of the regulations. It was pointed out that this was already being done. White readily agreed. He had made the motion, he said, so that they could stop discussing it. His motion passed.

The brief report on 1972 budget prospects from treasurer Beck will not bring joy to the members. Substantial increases in the cost of water, trash collection, capital improvements and loan amortization are approaching the \$100,000 mark. Any increase in monthly charges over \$156,000 would require membership approval.

Holy Cross Lutheran Church

6905 Greenbelt Rd.

Worship Services

8:30 and 11:15 A.M.

Sunday School 9:50 A.M.

Edward H. Birner, Pastor

Phone 345-5111



UNITED METHODIST CHURCH

(Mowatt Memorial)

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Telephone 474-9410

Rev. Clifton Cunningham, Pastor - Tel. 474-3381

Worship Service 11:00 A.M.

(Nursery through Kindergarten at 11:00)

Church School (Kindergarten through adults) 9:30 A.M.

9:45 A.M. Sunday School 6:00 P.M. Training Union
11:00 A.M. Morning Worship 7:00 P.M. Evening Worship
7:30 P.M. Wednesday Midweek Service

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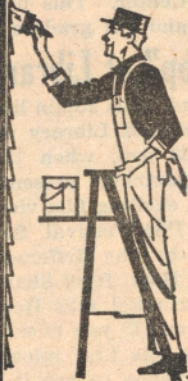
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GHI MANAGEMENT SURVEY VIEWED WITH FAVOR AT OPEN HEARING

by Al Skolnik

Greenbelt Homes, Inc.'s plans for a management audit survey engendered little membership controversy at the Wednesday, September 22, open hearing at Center School. In contrast to the open hearing of two weeks earlier on the structural survey, which produced some opposition, last Wednesday's meeting produced no dissent.

Part of this situation may have been due to the costs involved. The structural survey is expected to cost about \$30,000; the management audit survey \$20,000 - \$23,000, though there was some sentiment for a more intensive detailed survey that would cost even more.

On the other hand, the structural survey would be paid through the capital improvements budget and spread over a 10-year period; the management survey would presumably come out of the current operating budget and be reflected in current monthly charges. Translated into individual member's costs, the structural survey (because of the 10-year spread) is expected to cost \$4-5 per year per frame homeowner, the management survey about \$14 per year per frame and brick homeowner.

Another reason why the structural survey may have been opposed but not the management survey was a feeling that the management survey should precede the structural survey. GHI board member Tom White thought that the results of the management survey could be helpful in determining the conduct and scope of the structural survey.

In reply to comments that running both surveys simultaneously might produce confusion, GHI board member Steve Polaschick said that the management firms consulted saw no reason why the two surveys couldn't be run parallel. GHI president Nat Shinderman visualized the management survey as being conducted in stages, with certain components being delayed until the structural survey was completed. Among the components being proposed are (1) evaluation of organizational chart, (2) membership survey of attitudes, (3) manpower utilization, (4) work simplification, and (5) analysis of cash and financial management procedures.

Majority opinion at the Wednesday meeting, which attracted about 45 persons, appeared to favor going ahead with both surveys as fast as possible. Edward Devonshire said: "Everyone knows that these homes are facing problems. To preserve our homes and the cooperative, we've got to get advice on what to do. It's that simple."

Restore Confidence

Another reason why opposition to the management survey was minimal was the feeling among many that the survey would be helpful in restoring confidence in the corporation among those members who were shaken by the large increases in monthly charges that have taken place in recent years. "We need the survey to clear the air and put us together," said Devonshire.

Several GHI board members saw this as the main product of the survey, rather than any savings that would offset the expense of the survey. The Ad Hoc Committee on Management Survey, chaired by Charles Schwan and including Lekh Batra, Polaschick, and James W. Smith (Greenhill Road), in its report to the board stated that "simply to commission a management audit would yield a benefit in increased confidence in the board and management."

At the same time, the Ad Hoc Committee cautioned that "conceivably there might be recommendations for purchase of new and additional equipment or renovation or construction of facilities (which) might improve services (but) might balance or overbalance any hoped-for savings."

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The Committee, acknowledging that the operation of any human enterprise can be improved, stated its belief that the recommendations of the management audit firm selected would provide a basis for such improvement in GHI. However, he cautioned again that "what might be the combination or relationship of savings and improved services" cannot be predicted. Lange and Smith expressed concern that some members were looking to the survey as a panacea for what they thought were GHI problems.

The Committee felt that one other benefit of such a survey would be that proposals dealing with the use or investment of GHI funds would have greater weight if recommended by an outsider than if suggested by those living in or working for GHI.

Other Issues

The only issues raised from the floor dealt with the selection of the consultants and with financing of the survey. Mabel Kandler thought that the survey could be done at a lower cost than projected by the Committee and suggested the name of a firm.

Shinderman wondered why the suggestion was so late in coming forth, explaining that the board had been studying the matter since last spring and had received proposals from six management firms after widely publicizing the fact that it was seeking names of consulting firms. Mrs. Kandler said that she didn't know that the board was interested in getting names from members.

Mrs. Kandler further suggested that the funds for the survey be borrowed from special moneys received from the GHI purchase and sale of homes, thus spreading the cost over several years.

George Adams hoped that those who favored the survey would not come back in December and complain about the hike in monthly charges. He was referring to the stormy December meeting of last year that followed the proposal of the GHI board to raise monthly charges by more than 10 percent.

TALK ON WATER SAFETY

John D. Howell, Director of the Water Safety Program of the American Red Cross in Prince Georges County, will be the speaker at a meeting sponsored by the Aquatic Boosters Club. The program will be held at the Labukas residence, 21 Lakeside Drive, on Saturday, October 2 at 8:15 p.m. Everyone who is interested in learning more about what an indoor pool can offer the community is cordially invited to attend.

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DUPLICATE BRIDGE

The Greenbelt Bridge Club will resume its semi-monthly duplicate bridge games on Friday evening, October 8. The game starts at 8:30 p.m. in the Co-op Hospitality Room (above the GCS supermarket in the Center Mall). The game is open to all. No reservations are needed as the director keeps himself available to play with any person who needs a partner. For further information, call 474-6060.



Twin Pines Newsletter

TWIN PINES
SAVINGS & LOAN ASSN.

GREENBELT SHOPPING CENTER
GREENBELT, MD., 20770

OCTOBER, 1971

Still No Savings-Share Insurance

Twin Pines and the Maryland Savings-Share Insurance Corporation (MSSIC) still have not reached an agreement under which MSSIC would insure the savings of our members.

There are still two basic points on which we are apart. Both involve the nature of our co-op home loans and the nature of Greenbelt Homes, Inc. (GHI), our local housing cooperative. These are fundamental points, since Twin Pines was established primarily to make loans to families to help them buy into the housing co-op.

The first point of disagreement is this: MSSIC is asking that in case a co-op owner defaults on his Twin Pines Loan, GHI agree to repurchase the membership and leasehold for the amount owed Twin Pines, or else allow Twin Pines to sell it to any purchaser without GHI having the right to approve or disapprove the purchase.

The GHI Board of Directors now has the obligation to investigate and approve all applications for membership and is unwilling to relinquish any of this responsibility.

The second thing MSSIC has asked is that when Twin Pines takes the assignment of a GHI membership and leasehold as security for a loan, we record the transaction in the Land Records of Prince George's County in Upper Marlboro.

Both the Twin Pines and the GHI Board of Directors are unwilling for this to be done.

Ownership in a housing cooperative is simply ownership of a membership in a corporation, plus the right to lease a specific housing unit from that corporation. It is not the ownership of real estate. The members own the cooperative corporation, but the corporation owns the real estate.

GHI can cancel and resell the membership and lease of any member who violates the membership contract or the lease. This right of the cooperative has been upheld in the courts.

Twin Pines has the contract with GHI, plus a contract with each GHI member who borrows from Twin Pines, under which, failure to make loan payments to Twin Pines is a violation of the GHI membership contract. Upon request of Twin Pines, GHI will cancel and resell the membership and lease of any GHI members who are delinquent to Twin Pines. And under the contract GHI would do the same for MSSIC or any other insurance corporation if they had to take over Twin Pines.

Because of this, Twin Pines can force the resale of our co-op home loan security quickly and inexpensively. In addition, we can quickly and inexpensively get a judgment against a defaulting party on the basis of the promissory note all borrowers sign with us.

All this makes recording in Upper Marlboro appear unnecessary to us.

Besides, recording is expensive. It is an expense that would have to be charged to everyone who borrowed on their co-op membership and leasehold. It could even give some people an excuse to try to

require all GHI memberships and leaseholds to be recorded in Upper Marlboro every time a new owner takes over. If this were to happen, one of the main competitive economic advantages of cooperative home ownership would be lost.

One alternative we are exploring is securing insurance with the Federal Deposit Insurance Corporation. (FDIC). Since they insure banks, this would involve converting Twin Pines to a Savings Bank. This could be done while still maintaining our cooperative method of ownership and control.

We have had preliminary discussions on this with both the Maryland Deputy Banking Commissioner and the Regional Director of the Federal Deposit Insurance Corporation. The key question both are looking into is our co-op home loans.

Even if the Board of Directors approved our converting to a Savings Bank, the action would have to be approved by the membership of Twin Pines. We will be keeping you and our other Twin Pines members fully informed.

Memorial Society Contracts With Mortician

The Maryland Suburban Memorial Society and its four sister societies in the Washington Metropolitan Area have contracted with a local mortician who will perform various services for members at fixed fees ranging from \$235 for cremation up to \$605 for a casket, use of chapel, and burial plot. For membership and other information write the Maryland Suburban Memorial Society at 10309 New Hampshire Avenue, Silver Spring, Md. 20903.

EXPLORER POST STUDIES COOPERATIVES

The Cooperatives in Greenbelt are jointly sponsoring an Explorer Post for young men and women of high school age. One of the main activities of the group is exploring careers in cooperatives.

Other activities have included a 3-day canoe trip on the upper Potomac, an overnight camping trip to Assateague Island, a hike on the Billy Goat Trail below Great Falls, a week-end Program Planning Conference and Dance at Ft. Meade, and manning a Dart Poker Booth for four days at the Greenbelt Festival.

High School age young men and women wishing to join the Post or to learn more about it should contact the Post President, Ed Kandler, at 474-8178, or First Vice President, Sue Weisel, at 474-7641.

SAVINGS AND LOAN GROWTH CONTINUES

At the close of business September 27 regular savings and Savings Certificates in Twin Pines totaled \$2,877,000. On July 1 they totaled \$2,856,000.

Loans have been growing at a faster rate, standing at \$2,930,000 on September 27, compared with \$2,707,000 on July 1.

Greenbelt Carry-out

THE FREEZE GOES ON
BUT GOLDEN JOE COMES ON STRONG
PIZZA SALE EXTENDED

LG. CHEESE PIZZA only 99c
Canada Dry — ½ qt. bottled drinks —
ONLY 10c a bottle
107 CENTERWAY 474-4998

TWIN PINES PAYS RECORD DIVIDENDS

An estimated \$38,000 in dividends is being paid to Twin Pines members as of October 1. This is the largest quarterly dividend Twin Pines has ever paid.

Dividends are calculated on multiples of \$10 on the minimum amount in the account between the 15th and the last day of each month. They are posted to the account and compounded quarterly.

Current dividend on regular savings is at the rate of 5½% per year. Savings Certificates purchased a year ago in thousand dollar amounts are receiving 6½% dividends. Those purchased between 16 October 1970 and 30 March 1971 will receive a 6% dividend if held for a year. Savings Certificates sold since then will receive 5 and ¾% dividends if held for a year. All Certificates receive the regular 5½% dividend quarterly, and the extra amount is added to them when they mature.

ADD CO-OP BOOKS TO LIBRARY

Twin Pines recently contributed sixteen books and pamphlets on Cooperatives to the Greenbelt Public Library. They will be part of the special collection on Cooperatives and Community Planning housed in the Rexford Tugwell Collection.

The following titles are included: Basic Concepts and Principles of Cooperation, Chaos or Cooperation, Coming Cooperative Economy, Common Sense Credit, Consumer and His Dollars, Consumer Cooperation and Society of the Future, Cooperative Organization of Consumers, Death: Here Is Thy Sting, Dynamics of Group Action, Great American Cooperators, Group Practice and Prepayment of Medical Care, It's Not Just Money, Basic Co-op Management Manual, Problems of Cooperation Report on National Commission on Cooperative Development, Teacher's Guide on Cooperative Enterprise.

TWIN PINES STILL EARNING MONEY

Net earnings of Twin Pines for the third quarter of this year ending September 30 are estimated to be around \$47,000. It is expected that gross income will be around \$68,000, and expenses about \$21,000. Over \$38,000 of the earnings will be paid to members in dividends; about \$5,000 will be added to our Reserve for Bad Debts, leaving about \$4,000 in undivided earnings.

Board Approves Proposed Retirement Plan

A retirement plan in outline form has been approved by the Twin Pines Board of Directors for submission to Internal Revenue Service. IRS must approve any plan first, and the wage freeze must be abandoned, before any plan could be put into effect.

In its present state the plan provides that all employees become eligible on the first anniversary of their employment; that contributions on the part of employees is voluntary; that any Twin Pines contributions be set each year by the Board of Directors; and that all funds are to be put into a trust account in Twin Pines.

Boxwood Civic Assn.

The regular meeting of the Boxwood Civic Association will be held Wednesday, October 6, at North End School at 8 p.m. The agenda will include information about our dance, on October 23, plans for the Childrens Halloween Parade, and the future of this organization.

Riding Club Meeting

The Greenbelt Riding Club will hold its monthly meeting at the Recreation Dept. on Oct. 4. The meeting will begin at 6:30 p.m. (note time change!) with a talk on grooming and conformation. After the talk, members will have an opportunity to sign up for fall riding lessons.

ANTENNA PROBLEMS

Expert antenna man will install new/repair antenna in my spare time and Sundays.

474-4892

KAY-DEE

**FURNITURE - NEW
COST PLUS 10%
BRAND NAMES
GR 4-7720**

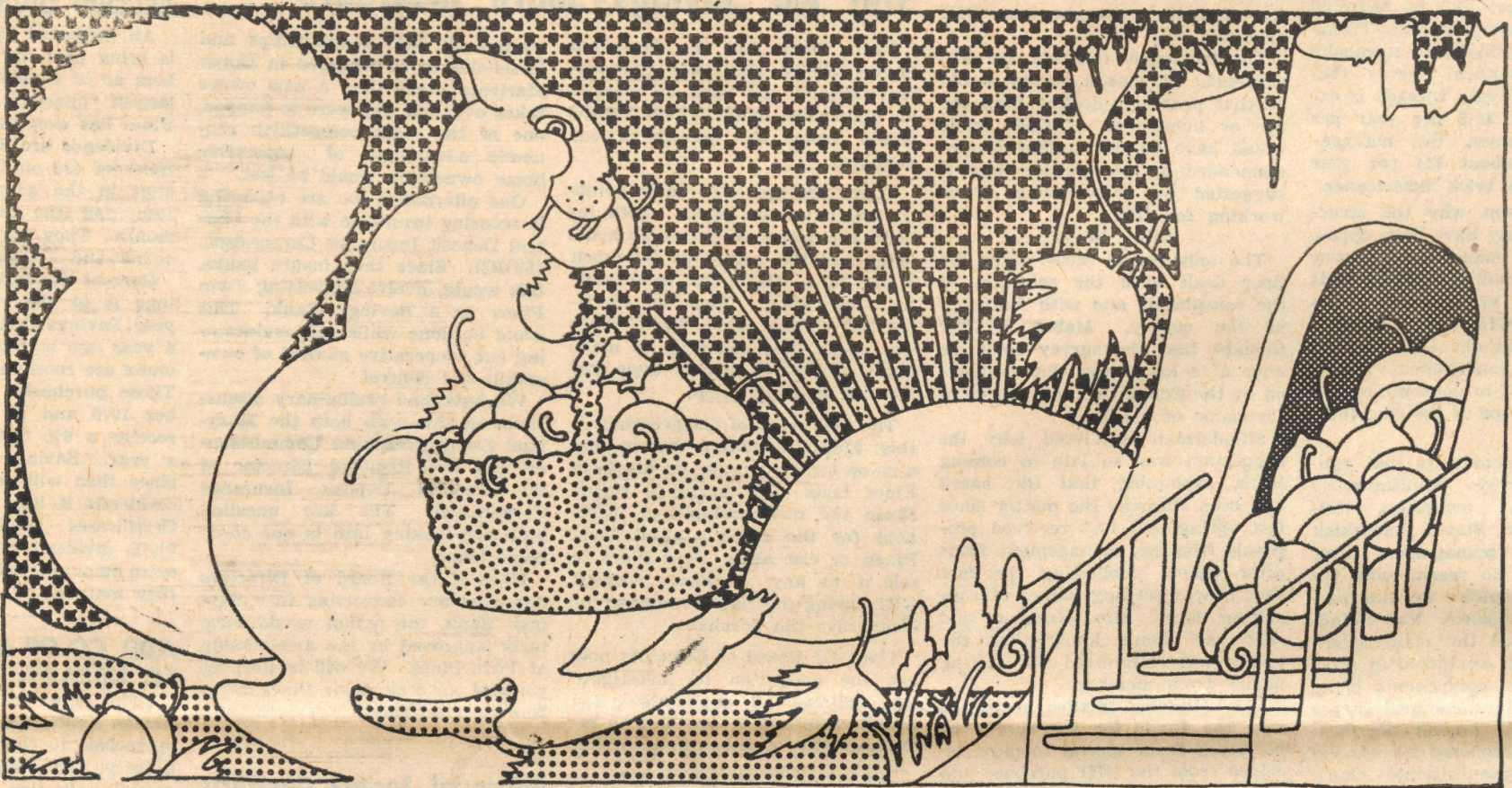


**State Farm
Insurance
Ron
Borgwardt**

474-8400

Auto - Life - Homeowners
10210 Baltimore Blvd.
College Park, Md. 20740
(on U. S. 1 at the Beltway)

Take a tip from a squirrel.



Ever see squirrels go out in the dead of winter and start gathering nuts?

You don't, because they do all that before winter comes.

Humans, however, have a way of postponing things until it's too late. Particularly unpleasant things like a grumpy old furnace.

Thus, this tip.

While you still have some time, do the last thing on your mind. Examine your heating situation.

Now, when nobody's pushing you.

When you can be without a heating system and not miss it.

When you can stroll, not scramble, to different contractors and take the time for proper installation.

You may find out that all you need is one tiny

part. Or just a little unclogging.

Or maybe your furnace could use a couple of branch offices—for those extra rooms you added. Electric baseboard heating, radi-

ant wall panels and radiant ceiling cable are excellent for new rooms, and each has room-by-room temperature control.

And then there's the furnace that's just plain old. It's certain to break down; you're just not sure of the exact day.

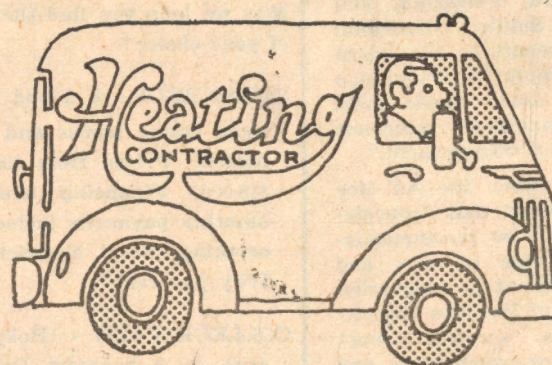
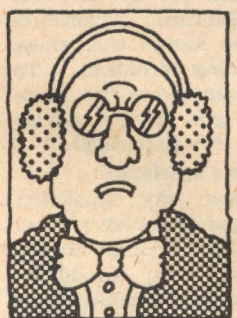
Instead of replacing it with more of the same, take this opportunity to install a cleaner, more compact, modern heating system—more in harmony with your particular house. An electric furnace is quite compact, and you may be able to use most of your existing ductwork. An electric hydronic system gives you no-draft hot water heat, with a boiler about the size of a suitcase. And there are other kinds,

too. For a free home heating survey and estimate of operating costs, call Pepco at 628-0389, 628-0506 or 628-0617.

While you're thinking about it, take care of any air leaks in your house (and save cool air next summer as well as heated air this winter). If you need more insulation, get it. If door or window frames cause heat loss, seal them. Check in the unexpected places: ducts, fireplaces, kitchen and laundry room flues, and so forth.

And do it now.

After all, have you ever seen a squirrel get up at 3 in the morning and call a heating repairman?



Winter's coming back. Get ready now with electric heat.

PERCO

Bridge over troubled waters.

It's easy to forget that emergencies *do* happen. And when there is a crisis, you'll need a nest egg to fall back on.

The Payroll Savings Plan is one of the easiest ways to make sure you've something saved for when you need money fast. When you participate in the Payroll Savings Plan where you work, an amount you designate will be set aside from each paycheck and invested in U.S. Savings Bonds. It's an effortless way to build up a reserve.

And now there's a bonus interest rate on all U.S. Savings Bonds—for E Bonds, 5½% when held to maturity of 5 years, 10 months (4% the first year). That extra ½%, payable as a bonus at maturity, applies to all

Bonds issued since June 1, 1970 . . . with a comparable improvement for all older Bonds.

Let's hope there are no troubled waters in your future. But remember, emergencies don't always happen to the other guys.



Bonds are safe. If lost, stolen, or destroyed, we replace them. When needed, they can be cashed at your bank. Tax may be deferred until redemption. And always remember, Bonds are a proud way to save.



Take stock in America.

Now Bonds pay a bonus at maturity.



The U.S. Government does not pay for this advertisement. It is presented as a public service in cooperation with The Department of the Treasury and The Advertising Council.

We need a full time
Linotype Operator and - or

Hand Composer

Call us 864-9719

Allen Printing Service

CLASSIFIED

\$1.00 for a 10-word minimum, 5c for each additional word. Submit ads in writing, accompanied by cash payment, either to the News Review office at 15 Parkway before 10 p.m. of the Tuesday preceding publication, or to the Twin Pines Savings and Loan office. There is no charge for advertising items that are found.

CALDWELL'S WASHER SERVICE. All makes expertly repaired. Authorized Whirlpool dealer. GR 4-5515. 103 Centerway.

PIANO TUNING AND REPAIR. EXPERIENCED. RELIABLE. 474-6894.

LEARN TO DRIVE - beat high cost of Driver Education - CALL TRI-STATE DRIVING SCHOOL - off. 347-7773, res. 301-934-2095.

TYPEWRITER REPAIR, ELECTRIC, STANDARD AND PORTABLES. Call 474-6018.

PIANOS: - Discount prices on finer quality new Spinets & consoles. Save over \$200. Ten-year warranty 474-6894.

PIANO INSTRUCTION - Peabody Conservatory graduate - will accept students. Beginners, intermediates & advanced at his studio - 474-6894.

HOFFMAN CLEANERS AND LAUNDRY SERVICE. Free pick up and Delivery. Call COLLECT 301-798-1700.

GUITAR LESSONS: Private lessons \$12/month. 345-5371 or 474-6344.

FOR TV or STEREO SERVICE - call Henry Albright 935-5447.

CHILD CARE in my home, experienced, reliable. Univ. Sq. Area. 345-1711.

BABYSITTER WANTED: Occasional weekdays for working mother 9 - 5. Also for Sat. or Sun. evenings. Mature woman. Please call 474-4215.

PORTER'S LIQUORS

(Next to McDonald's)

8200 Balto. Blvd. 474-3273

Complete Line of Beverages
We specialize in wines
from around the world.

EXPERIENCED MOTHER wants to baby-sit in her home near Center. 474-5384.

WANTED: CHILD-CARE for toddler two mornings each week (Wed., Thurs., or Fri.) in my home on Hillside Road. Some light house-keeping. 345-1452.

CHILD CARE - Day-Week-Anytime. Experienced - Dependable. References. Phone 577-1505.

CHILD CARE by experienced mother, in my home. 474-1779.

EXPERIENCED TUTOR - Reading, math, etc. Grades 1-4. References. Reasonable. 345-8436.

CAR WASH - SUNDAY, Oct. 3, 2-5 P.M. St. Hugh's parking Lot. 8th Grade Class.

COURT YARD SALE - 71-D Ridge, 474-2931.

LOST: Children's Siamese Seal-point Kitten - 10 Plateau Place. 345-5492.

FOR SALE: Hotpoint Dishwasher, Good running condition. Best offer. Call after 8 P.M. 474-6167.

FIAT 850, 1970 Sport Coupe. Radials, F.M. Stereo, Must sell 474-1779.

CERAMIC Tile, Vinyl Asbestos Tile, Vinyl Sheetgoods. Repairs and New Installations. 474-7727.

RIDE WANTED from Greenbelt to Hyattsville Jr. High or vicinity Pr. George's Plaza 7:30 a.m. 345-2757.

TYPEWRITERS

Sales Rentals Repairs
SCM Dealer

Howard's Typewriter Co.

277-8333

773-0913

CITY NOTES

Speaking of recycling—Scout Troop 746, under the direction of Pat Hanyok, operated the glass crusher over the weekend. When the city has accumulated eight drumsful of crushed glass—one truckload—it will be hauled to Baltimore for sale.

The market for used paper has improved, City Manager James K. Giese has learned. The price is reported to have gone up 10 cents, apparently because public interest in recycling operations has increased the demand.

On Tuesday, September 21—election day in Greenbelt—Giese was present at a special televised program, one of a series sponsored by the Metropolitan Washington Council of Governments (COG), to which Cabinet officers are invited to discuss national problems, particularly as these problems relate to the Washington area. U.S. Attorney General John Mitchell was the featured speaker at the September 21 meeting, held in the Adult Education Center at the University of Maryland. In his talk Mitchell emphasized the need for reform in prison administration and in the court system.

On election day members of the city crew had a few extra chores, such as taking lunches to the workers at the polls and removing political signs from public property.

Because of the recent rains, the contract work in replacing broken sections of sidewalk throughout the city has been delayed. One new stretch was put in at the Center School underpass, others near the neighborhood park on the A Block hill, still others on Lastner Lane.

Two crews did special work in Springhill Lake. The Parks crew picked up litter from the right-of-ways, and the special details crew repaired an eroded ditch along the cut-through from Edmonston Rd. to Kenilworth Ave.

FOR SALE: 2 Bedroom, brick, townhouse. Stove, refrig., dishwasher, washer, dryer, 25,000 BTU A.C. Many other extras. 1/2 block from center \$19,900. Call 474-2960.

I WILL TAKE RIDERS to D.C. via constitution to U. S. Court-house (near FBI). Leave Greenbelt 8 - 8:30, Return 6 - 6:30; or I will join your carpool. 474-5699.

TYPING - Experienced secretary will type papers (dissertations, thesis preferred) 474-5699.

TYPIST will do dissertations or other at home. Reasonable price. Call 459-6337.

CLASSIFICATION HELP WANTED - \$100.00 Weekly Possible - Addressing mail for firms at home. Details, send stamped self addressed envelope to: Driesgach, Drawer BD, Anthony, New Mexico 88021.

SEWING & MENDING done, experienced, reasonable rates. Call 345-5754.

Children's Program At the Library

The Greenbelt Branch of Prince George's County Memorial Library invites children to a variety of fall programs. On October 5 at 2 p.m. a registration for pre-school story programs will be held in the meeting room of the branch. Children ages 3, 4 and 5 may be registered by their parents for programs to be held on Tuesdays and Wednesdays at 10 a.m. and 2 p.m. October 12 - November 17.

Films at the Library

The Greenbelt Library is continuing its free Fall Film Festival on Wednesday evenings at 7:30 p.m. in the Meeting Room of the branch through Oct. 27.

On Oct. 6 the category will be Archaeology with the film: "The Mystery of Stonehenge"; Oct. 13 it will be on Antarctica with "Scott's Last Journey" and "Adelie Penguins of the Antarctic."

Art Professor to Visit Lutheran Church Sunday

On Sunday, Oct. 3, Holy Cross Lutheran Church, 6905 Greenbelt Road, will be honored with an all day visit by Dr. Reinhold Marxhausen, professor of art, Concordia Teachers College, Seward, Nebraska.

Marxhausen will appear at both the 8:30 and 11:15 a.m. services, as well as the 9:30 a.m. Sunday School session. He will give an additional demonstration at 2:30 p.m., which is open to the community at large. Interested persons are invited. It is asked that people attending will please bring such items as cloth scraps, string, crayons, magic markers, newspapers, Life magazine, masking tape, cardboard, paper clips, staples and staplers, scissors, tissue paper, balloons, yarn, wire, plastic bottles, contact cement, Elmer's glue, egg dividers, pencils, coat hangers, and similar items found around the home.

RUMMAGE SALE

Greenbelt Hadassah will hold a rummage sale on October 3, from 10:30 a.m. to 4 p.m., by the Post Office in the shopping center.

All kinds of apparel and miscellaneous items will be on sale.

College Park

IMMEDIATE OCCUPANCY

3 bedroom Colonial with carport, finished rec room, 1 1/2 baths, large corner lot. Assume existing loan. \$137.00 PITI. Won't last!

Altobelli Real Estate, Inc.

474-2400

LOVELY TO SEE . . .**DELIGHTFUL TO OWN**

Situated on a quiet cul-de-sac, this appealing split-foyer with flexible floor plan is well suited for entertaining. 3 Brs., 2 Baths, Large LR. DR. Kit. with all appl. Lovely Panelled Family Rm. with Firepl. Studio lighting in Rec. Rm. Wooded lot and Central A/C. MID-THIRTIES - conventional terms.

HARLOFF & NORMAN

REALTORS

779-0404

Our Neighbors

Elaine Skolnik - 474-6060

It's a girl for Mr. and Mrs. William Ryan, 13-K Ridge. Carol Elizabeth made her debut on September 9 and tipped the scales at 9 lbs. 8 oz. She joins Mary Katherine, age 3.

A get-well-quick to four-year-old Billy Whitehead, 5-B Crescent, who underwent an appendectomy last week.

After a three month visit, Senora Blanca De Cruz, mother of Mrs. Blanca Hotaling, 2-J Northway, has returned to her home in Bogota, Colombia. During her stay, she toured the Northeastern states and parts of Canada and motored to Florida.

John A. McDonald, 12-A Parkway Rd., John G. McLaughlin, 34-K Ridge; and Norman L. Robertson, 2-Q Laurel Hill Rd. were among the more than 4,000 delegates and members at the 50th national convention of the Disabled American Veterans in Detroit, Michigan, August 8 through 13. State Senator Edward T. Conroy is the National Commander.

HELP! - Full-time linotype operator or compositor for established open shop in Hyattsville. Experienced only need apply. 864-9719.

Greenbelt Beauty Salon

Wigs and Wiglets Serviced



Ph 474-4881

Greenbelt Shopping Center

133 CENTERWAY

**McKee Realty, Inc.**

Seabrook Shopping Center

459-5400

Spotless

All Brick 3 Bedroom Cape Cod with fireplace and built-in garage. Sets on a deep treed lot. Many extras including central air conditioning for only \$25,500. New financing available or take title to 6% loan. Hurry on this gem!

Children's Delight

Hide and go seek around this captivating 3 bedroom colonial with rec room, patio in beautiful tree-shaded fenced lot. 2-Car parking, enclosed porch for rainy days. ONLY \$26,500.

Rustic Charm

describes this beautiful home with its country type setting. Four large bedrooms, two baths, sep. dining room, wood burning fireplace, rec room; attached garage, etc. etc. etc.

"Product Knowledge Is Our Strength"

KASH Realtor**HOMES FOR SALE**

Call 345-2151 Anytime
Four fine offices to serve you.
MULTIPLE LISTING SERVICE

IS "GRAMMAR" coming to visit? If so consider this 5 BR home circa Robert E. Lee vintage on a beautiful corner setting. Imagine 1.3 acres with many types of trees & shrubs. Formal size dining room as well as a back parlor and 3 jalousied porches. Modern T.S. Kit. Plus a green house, a work shop and a barn. ALL of this NEAR Greenbelt. If you want a real buy on this Aluminum sided house.

HAS YOUR PAST BEEN PERFECT PARTICIPLE? If not, your future will be perfect if you shall have been down to Kash Realtor (with an active voice). Call 345-2151 for our active voice.

WE HATE TO REALLY SPLIT AN INFINITIVE but forget that and consider this 3 BR. Brick/Alum. Rambler with modern kit. that has dishwasher, disp., washer & dryer. 3 Window A/C, W/W carpet. Large lot with large patio. Take over pmts. of \$131.52/mo. after substantial dwn. pmt. or buy on conv. terms \$28,000.

"PHRASED" NERVES? Listen to our "preposition". Our prices are under the market. And in conjunction with the above you'll want to make a connection with our wild MLS Computer Listing Service.

ARE YOU TENSE? - Present, Past but not in the future once you buy this FABULOUS 3 BR Brick end home with large addition. Very fine quality throughout featuring fireplace, random pegged floors, modern kit. & re-decorated throughout. Close to the Greenbelt Shopping Center. Call 345-2151 for details.

COMMA up to Kash Realtor for the best service in finding a home or marketing your home. We feature 24 hour 7 day a week service that cannot be matched. Expert advice is available by calling 345-2151 anytime day or night.

GERUND around looking for a home last week? Being helpful is our business. We'll show you the finest 3 BR brick home you have seen in many a moon. Very near the new library, & the Greenbelt Shopping Center what more could you ask for in this secluded woodsy setting. Remodeled kitchen, pleasant din. rm., W/W carpet. Take over pmts. of 122.75 after down pmt. \$24,000.

"VER" B YOU. In transit or intransitive between leases. It is our object to show you this very fine 2 BR home with new ref. and stove, plus washer, dryer and 2 A/C's. Take over pmts. of \$87.25/mo. after dwn. pmt. \$11,300.

IT'S A "SYNTAX" to have to stay in an apartment and keep on paying and filling the rent receipt drawer Don't be "sentenced". How much longer will you be spending \$2400 each year? Let Kash Realtor move you into a fine home part & "parse" so you will be investing your money.

VERBALIZE all you want, so you won't take this "lying" down. Just sit up in the barber chair (one of five) and look at the bargain you will be getting at only \$7300. Call for details.

KASH Realtor

(Above Post Office)
345-2151

Veterans Cut-Rate Liquors

11620 Baltimore Blvd. (Route 1)

Beltsville, Md.

HAVE A DRINK FOR OUR REDSKINS

KING JAMES \$8.59 1/2 gal.
BACARDI RUM \$8.99 1/2 gal.
CANADIAN HOST \$8.99 1/2 gal.

Ballantine Scotch \$11.99 1/2 gal.
Wolfschmidt Vodka \$7.29 1/2 gal.
BOURBON SUPREME \$8.49 1/2 gal.

CANADIAN ACE BEER \$3.83 case

937-1110

OLD GERMAN 16 oz. T/A \$4.09 case

937-3022

4:30 a.m. Heart Attack! Ridge Road Lakeside North Apts.
4:31 a.m. Ambulance 359 Responding
4:33 a.m. Auto Accident! University Square Apts., Woman Trapped
4:34 a.m. Ambulance 357, Special Unit Responding
4:33 a.m. Child Stopped Breathing! Maplewood Court
4:34 a.m. Ambulance 358 Responding

IMPOSSIBLE? NO! IN FACT, ALL TOO TRUE

Greenbelt is very fortunate in having three well-manned excellently equipped ambulances. Many communities have only one, some none. These ambulances are manned 24 hours a day, 7 days a week, 365 days a year, including holidays. We are aware that accidents, illnesses, tragedies, and even blessed events know no holidays, take no vacations, and do not differentiate between day or night.

We in the Greenbelt Volunteer Fire Department and Rescue Squad know this only too well. We are more than ready and willing to assist in any way humanly possible, no matter the time of day nor the severity of weather.

We are proud of our record and the service we give to our community.

But we need your help

We need your help Today more than ever before. These are your Ambulances, and it takes your funds to keep them going. We can only supply the manpower, the rest is up to you.

Our Ambulance Club Fund Drive this year will be conducted from October 1 through October 31. We are requesting donations of \$5 for membership and \$10 or more for gold card membership, or whatever you can afford. We ask this of you only once a year. For information please call 345-7000.

Help Us to Help You, Become a Member of the Team